

RM-4 Zoning District Regulations

It is the intent of this residential district to protect and preserve the unique character of Native Islander areas and neighborhoods.

Permitted Uses

Single Family Residential
Multifamily Residential
Community Services
Cemetery
Linear Park
Mini Park
Neighborhood Park
Special Use Park
Minor Utility
Agriculture

Permitted with Conditions (See Planning Staff for Conditions)

Residential Group Living
Manufactured Housing Park
Day Care
Government Facilities
Religious Institutions
Telecommunications Facility

Permitted by Special Exception (See Planning Staff for Conditions & Criteria)

Public or Private Schools
Other Institutions
Community Park
Major Utility
Waste Treatment Plant
Bed and Breakfast Inn
Inn

Density (per Net Acre)

4 Dwelling Units
8 Dwelling Units under the Family Housing Program
6,000 Square Feet Other Uses

Maximum Structure Height

35 feet above Base Flood Elevation

Maximum Impervious Coverage

35% of Gross Acreage of Land

Minimum Open Space

65% of Gross Acreage for Residential
Up to 4 Dwelling Units per Net Acre
55% of Gross Acreage for Residential
Over 4 Dwelling Units per Net Acre
55% of Gross Acreage for Nonresidential

Parking Requirements

For specific off-street parking requirements, see Section 16-5-1108 of the Town of Hilton Head Island Land Management Ordinance.

The above tables and code sections can be found in the Town of Hilton Head Island Land Management Ordinance. For specific use and site design questions, please call the Planning Department at 843-341-4681.